

LAND PARTITION PLAT NO. P2013-004
 A REPLAT OF PARCEL 2, LAND PARTITION NO. 1990-002
 SITUATED IN THE SE1/4NE1/4 OF SECTION 25, T8S, R38E, W.M.
 BAKER COUNTY, OREGON

April 1, 2013
 Sheet 2 of 2

APPROVALS

Approved this 21st day of May, 2013

[Signature]
 Baker County Surveyor

Approved this 21st day of May, 2013

[Signature]
 Baker County Planning Director

All ad valorem and special assessments due pursuant to law have been assessed and collected.

Alice Duffinger by Trace Thamest
 Baker County Tax Collector
 Date May 30, 2013

I do hereby certify that this plat was received on the 21st day of May, 2013, at 9:40 o'clock A.M. and recorded in the Baker County records and is hereby approved.

[Signature]
 Baker County Clerk, by Haven Phillips, Deputy

DECLARATION

Know all people by these presents that we, Timothy L. Mahoney and Christine J. Mahoney, tenants by the entirety, do hereby declare we are the owners of the lands described in the Surveyor's Certificate, and that we have caused the same to be re-platted into parcels in accordance with the provisions of ORS Chapter 92 as shown hereon.

[Signature]
 Timothy L. Mahoney

[Signature]
 Christine J. Mahoney

ACKNOWLEDGEMENT

STATE OF OREGON }
 COUNTY OF BAKER }

Know all people by these presents on this 17 day of May, 2013, before me a Notary in and for said State and County, personally appeared Timothy L. Mahoney and Christine J. Mahoney, who being first duly sworn did say that they are the identical persons named in the foregoing declaration and that they executed the same freely and voluntarily.



[Signature]
 Notary Public for the State of Oregon

My commission expires: 5-17-2016

SURVEYOR'S CERTIFICATE

I, Jack L. Watson, Professional Land Surveyor, registered in the State of Oregon, hereby certify that I have correctly surveyed and marked with proper monuments, the re-platted parcels in accordance with the statutes of the State of Oregon. This survey is situated in the SE1/4NE1/4 of Section 25, T8S, R38E, W.M., Baker County, Oregon.

This is a re-plot of Parcel 2, of Baker County Land Partition No. 1990-002, recorded June 7, 1990 in the office of the Baker County Clerk.

This partition contains 13.68 acres.

Cornerstone Surveying, Inc.
 233 S. Canyon Blvd.
 John Day, Oregon 97845
 (541)575-1813



NARRATIVE

This survey was performed at the request of Tim Mahoney. The purpose is to re-plot Parcel 2 of Baker County Land Partition Plot No. 1990-002. Mr. Mahoney's property is described in Bargain and Sale Deed No. 12-21-0165, deeds of Baker County, Oregon.

A search was made of the available records pertaining to this survey. I accept the positions of the found monuments shown hereon. I established the new monuments shown in accordance with the evidence found. The new division line is at the location approved by Mr. Mahoney. This survey was performed using a Leica TOR 1103 total station.

This re-Plat is subject to the following:

- 1) A private easement, including the terms and conditions thereof, for an irrigation ditch, no width is stated, recorded June 1, 1916, in Book 84, Page 575, deeds of Baker County, Oregon. Not shown due to insufficient data given in the deed.
- 2) A private easement, including the terms and conditions thereof, for an irrigation ditch, no width is stated, recorded June 8, 1916, in Book 84, Page 594, deeds of Baker County, Oregon. Not shown due to insufficient data given in the deed.
- 3) A private access easement, including the terms and conditions thereof, over Parcel 2 of Land Partition No. 1990-002, which was recorded June 7, 1990. The easement is also recorded in Deed 90-26-013, deeds of Baker County, Oregon. The easement is 60 feet in width as shown.
- 4) A public access and utility easements, including the terms and conditions thereof, recorded October 31, 1994, in Deed 94-44-070, deeds of Baker County, Oregon. The easement width is 30 feet as shown hereon.
- 5) A private utility easement, including the terms and conditions thereof, to Oregon Rail Electric Consumers Cooperative, Corporation, recorded June 19, 1997, in Deed 97-24-204, deeds of Baker County, Oregon. The easement width is 10 feet as shown hereon.
- 6) A private easement for ditch purposes, including the terms and conditions thereof, to Charles E. Poyton, representing Cartmill Irrigation Ditch, recorded May 30, 2012, in Deed 12-21-0162, deeds of Baker County, Oregon. The easement width is no wider than 40 feet, the approximate location is shown hereon.